

KANAB PLANNING COMMISSION MEETING

MARCH 17, 2015

KANE COUNTY COMMISSION CHAMBERS

**PRESENT:** Chairman Teresa Trujillo, Joan Thacher, Stuart Allan, Byard Kershaw, Arlon Chamberlain, Mike Downward, Jeff Yates, Gary McBride Business Land Use Coordinator, Jeff Stott of Kanab City Legal Council, Representative Kent Burggraaf for the City Council, and Secretary Katherine Ohlwiler.

**NOT IN ATTENDANCE:** Staff Member Levi Roberts of Five County.

**MEETING STARTED AT 6:31 PM**

**APPROVAL OF MINUTES:** Byard Kershaw made a motion to approve the minutes of March 3, 2015 with the amended changes. Jeff Yates 2<sup>nd</sup> the motion. Motion passed unanimously.

**PUBLIC COMMENT:** Tom Dooley explained he was there to find out about The Cowboy Bunkhouse. What kind of clientele they were going to be bringing in and also any information about it. He would like to know their plan, the number of people they expect, parking areas, campsites. He also explained that as a neighbor to The Cowboy Bunkhouse he doesn't mind it as long as it's nothing adverse from the residential part of the neighborhood. The plan sounds vague of what the owners are going to do.

Lois Hook wondered how many rooms The Cowboy Bunkhouse had.

Caralee Woods wanted to know the difference between a lodging house and a motel.

Linda Little explained that they're doing long term stays so that would take it out of the hotel definition.

**SAM AIKEN TO DISCUSS ADDING APARTMENTS IN C-1 ZONE:** The Planning Commission decided to wait and have a public hearing on this matter.

**DISCUSS ADDING HOSTEL TO USE MATRIX:** Staff would need to figure out the details and conditions and also come up with findings in order for the Commission to make a decision.

**DISCUSS USE CATEGORIES AND PERMITTED/CONDITIONAL USES IN LAND USE ORDINANCE:** Didn't discuss this item.

**STAFF REPORT:** None

**COMMISSION MEMBER REPORT:** None

**COUNCIL MEMBER LIASON REPORT:** Kent Burggraaf explained that Joe Decker had updates made that the City Council had asked for regarding the General Plan and it will be uploaded.

Jeff Stott informed the Commission that the appeal of the Site Plan for the Hampton Inn will be March 30<sup>th</sup>.

Jeff Yates made a motion to adjourn.

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Chairman

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Date